



## **Agenda for Meeting 04-2014**

### **CITY OF ROCKVILLE BOARD OF APPEALS**

W. Thomas Curtis, Chair  
Steven Wilcox  
Peter Mork  
Jeryl O. Gegan, Alternate

**Saturday, April 12, 2014  
at 9:00 a.m.**

**Mayor and Council Chambers  
City Hall, 111 Maryland Avenue**

Castor D. Chasten and Margaret Hall, Staff Liaisons

*Board of Appeals Agendas and Staff Reports are available online at:*  
<http://www.rockvillemd.gov/AgendaCenter/Board-of-Appeals-7>

- I. [\*\*VARIANCE APPLICATION VAR2014-00040\*\*](#), Bill Singer, Kenwood Management Company, 1008 Westmore Avenue - A Variance request from the 60,000 square foot minimum floor area required for an indoor, commercial, multi-purpose sports facility. The 55,000 square foot building is 5,000 short of meeting the 60,000 square feet of floor area required. The property is located in the I-L, Light Industrial Zone. Planner: Margaret Hall, 240-314-8226. Attachments: [4](#) | [5](#) | [6](#)
- II. [\*\*TIME EXTENSION FOR VARIANCE APPLICATION VAR2013-00035\*\*](#), Megan L. Dankovich and Dominic M. Argentieri, 315 Great Falls Road. - A 6-month Time Extension request for a Variance that was granted on April 13, 2013 for an eight foot encroachment into the side yard setback for a 20 foot by 26 foot, two story addition that will be connected to the house by a 7 foot wide by 18 foot deep breezeway. The property is located in the R-90, Single-Unit Detached Dwelling, Restricted Residential Zone. Planner: Margaret Hall, 240-314-8226. [Map](#)
- III. **COMMISSION ITEMS**
  - A. **OLD BUSINESS** - Discussion of ex parte communication and site visit guidelines.
  - B. **NEW BUSINESS**
  - C. **MINUTES** – Minutes for Meetings 03-2014 (March 8, 2014)
  - D. **ADJOURNMENT**

## HELPFUL INFORMATION FOR STAKEHOLDERS AND APPLICANTS

### I. GENERAL ORDER OF BOARD OF APPEALS PROCEEDINGS

1. Board of Appeals Chair Opens Meeting:
  - a. Introduces members of the Board and City Staff present
  - b. Chair describes procedures for the public hearings
2. Staff presentation
3. Applicant presentation
4. Public comment in support of application
5. Public comment in opposition to application
6. Applicant response to comments
7. Public hearing closed
8. Board work session
9. Board decision

### II. BOARD OF APPEALS BROADCAST SCHEDULE

- Watch LIVE at 9:00 a.m. on Comcast Cable Rockville Channel 11 and online at [www.rockvillemd.gov](http://www.rockvillemd.gov)
- Video on Demand (within 48 hours of meeting) at: [www.rockvillemd.gov/VideoOnDemand](http://www.rockvillemd.gov/VideoOnDemand)

### III. FUTURE MEETING DATES

- May 10, 2014
- June 14, 2014
- July 12, 2014

### IV. NEW DEVELOPMENT APPLICATIONS

For a complete list of all applications on file, visit: [www.rockvillemd.gov/DevelopmentWatch](http://www.rockvillemd.gov/DevelopmentWatch)

Maryland law and the Board of Appeals' Rules of Procedure regarding ex parte (extra record) communication require all discussion, review, and consideration of this matter take place only during the Board's consideration of the item at a scheduled meeting. Telephone calls and meetings with Board members in advance of the meeting are not permitted. Written communication will be directed to appropriate staff members for response and included in briefing materials for all members of the Board.